

**3 POINTE WAY, Placida, FL, 33946**

Single Family Home

Bedroom: 3

Bathroom: 3 Full / 0 Half

Square feet: 3491 A/C & 7797.00 Total

Neighborhood: Uncategorized

Lot Dim: 181 x 176

Prior Taxes: \$ 24,194

Water View: Bay/Harbor - Full, Intracoastal Waterway

Year Built: 2004

MLS: D6133712

Listed By: PARADISE EXCLUSIVE INC

Welcome to a waterfront paradise on Palm Island, where coastal living meets luxury in the exclusive enclave of "Pointe Bocilla." This meticulously remodeled residence offers an unparalleled blend of privacy, water access, and modern

amenities. Situated directly on Lemon Bay/Intracoastal Waterway, this residence boasts not one but two docks with boat lifts (10,000 lb & 13,000 lb), including one suitable for deep-water vessels. With direct access and no bridges to the Gulf of Mexico, this waterfront haven is a dream for boating enthusiasts. The entire residence is bathed in natural light, thanks to the large windows that frame panoramic water views. The heart of the home, the kitchen, has been completely transformed with top-of-the-line appliances, custom cabinetry, and sleek countertops, creating a chef's paradise. The expansive living space comprises three bedrooms and three full baths, providing ample room for both family and guests. Enjoy the ultimate in relaxation on huge porches that offer stunning vistas of the water, providing the perfect setting for entertaining or unwinding. For added convenience, an elevator connects to the main living level of this home. Indulge in the luxury of a private swim spa, where you can soak away the stresses of the day while surrounded by the serenity of the Intracoastal Waterway. The residence also features a spacious garage, providing secure storage for vehicles and watercraft. "Pointe Bocilla" is a private neighborhood that enhances the allure of this property. With only 12 homesites, residents enjoy a sense of exclusivity and community. The neighborhood amenities include a private tennis court and a refreshing swimming pool, providing opportunities for recreation and socializing in an intimate setting.